

**PLANNING COMMISSION OF THE CITY OF SAN DIEGO
MINUTES OF REGULAR SCHEDULED MEETING OF
MAY 10, 2007
IN CITY COUNCIL CHAMBERS - 12TH FLOOR
CITY ADMINISTRATION BUILDING**

CHRONOLOGY OF THE MEETING:

Chairperson Schultz called the meeting to order at 9:05 a.m. Chairperson Schultz adjourned the meeting at 4:13 p.m.

ATTENDANCE DURING THE MEETING:

Chairperson Barry Schultz- present
Vice-Chairperson Kathleen Garcia- present
Commissioner Robert Griswold- Present
Commissioner Gil Ontai-present
Commissioner Dennis Otsuji- present
Commissioner Eric Naslund- present
Vacancy
Andrea Dixon, City Attorney- present
Cecilia Williams, Planning Department – present
Mike Westlake, Development Services Department-present
Sabrina Curtin, Recorder-present

ITEM 1: **ANNOUNCEMENTS/PUBLIC COMMENT - ISSUES WITHIN THE JURISDICTION OF THE COMMISSION NOT PREVIOUSLY HEARD:**
None.

ITEM 2: **REQUESTS FOR CONTINUANCE AND/OR ITEMS TO BE WITHDRAWN:**
No. 10 was trailed to later in the hearing for the return of the applicant.

ITEM 3: **REQUESTS FOR ITEMS TO BE PLACED ON THE CONSENT AGENDA:**
Item No 11, 12, 13, and 14 were placed on the consent agenda. Item No. 16 was removed from the consent agenda at the request of by Commissioner Naslund.

ITEM 4: **DIRECTOR'S REPORT:**
None.

ITEM -5: **COMMISSION COMMENT:**
None.

ITEM-6: **APPROVAL OF THE MINUTES FOR FEBRUARY 8, 2007:**

COMMISSIONER ACTION:

MOTION BY COMMISSIONER ONTAI TO APPROVE THE MINUTES FOR FEBRUARY 8, 2007 AS PRESENTED. Vote passed 5-0-2 with Vice-Chairperson Garcia abstaining and one vacancy.

ITEM-7: ***Continued from March 29, 2007:***

2005 GRAND VESTING TENTATIVE MAP- PROJECT NO. 90852

City Council District: 2; Plan Area: Pacific Beach

Glenn Gargas gave a brief update on report No. PC-07-052, since the last time the item was heard

Speaker slip submitted in favor by Chris Christensen.

No one present to speak in opposition.

COMMISSIONER ACTION:

MOTION BY COMMISSIONER GRISWOLD TO DENY THE COASTAL DEVELOPMENT PERMIT NO. 263783 AND VESTING TENTATIVE MAP NO. 259966 AND DENY THE REQUEST TO WAIVE THE REQUIREMENT TO UNDERGROUND EXISTING OVERHEAD UTILITIES.

Second by Commissioner Naslund Vote 5-1-1 with Commissioner Ontai voting nay and one vacancy. Denial Resolution No. 4254-PC

ITEM-8: *Continued from April 5, 2007:*

HEALTHCARE SERVICES– PROJECT NO. 124820

City Council District: 7; Plan Area: Eastern Area Neighborhood of Mid Cities

PJ FitzGerald presented Report No. PC-07-065 to the Planning Commission.

Speaker slips submitted in favor by Don Sainz, Laura Garcia, Brian Longmore, and Scott Chalmers.

Speaker slips submitted in opposition by Laura Riebau, Jim Varnadore, Sue Dolby, and Audrey Escalderon.

Public Testimony was closed.

COMMISSIONER ACTION:

Motion by Commissioner Griswold to deny the Condition Use Permit Amendment No. 92-0441. Second by Commissioner Ontai.

Vote Fails 1-4-2 with Commissioners Naslund, Ontai, Otsuji and Vice-Chairperson Garcia voting nay. Chairperson Schultz recusing and one vacancy.

MOTION BY COMMISSIONER NASLUND TO APPROVE THE CONDITION USE PERMIT AMENDMENT NO. 92-0441 WITH THE CONDITION; WOMEN AND CHILDREN ONLY AT THE FACILITY.

Second by Commissioner Otsuji. Passed by 4-1-2 vote with Commissioner Griswold voting nay, Chairperson Schultz recusing and one vacancy. Resolution No. 4255-PC

ITEM-9: *Appeal of Development Services Department Staff's decision (process 2):*

ALDERHILL TERRACE FENCE- PROJECT NO.90731

City Council District: 3; Plan Area: Miramar Ranch North

Tim Daly presented Report No. PC-07-066 to the Planning Commission.

Speaker slip submitted in favor of the project by Daniel Otto, Craig Sanders, Wendy Tanzer, Rob Warden, Olga Becker, Deanne Cornwall, David Bullard, Teri Greenberg, Mark Silverman, and Robin Church.

No one present to speak in opposition of the project.

COMMISSIONER ACTION:

MOTION BY COMMISSIONER OTSUJI TO DENY THE APPEAL AND DENY THE NEIGHBORHOOD DEVELOPMENT PERMIT NO. 391890. Second by Vice-Chairperson Garcia. Passed by a 6-0-1 vote with one vacancy. Resolution No. 4256-PC

ITEM-10: *City Council remanded back to Planning Commission on September 25, 2006:*

***ARMSTRONG RESIDENCE – PROJECT NO. 3511**

City Council District: 1; Plan Area: La Jolla

Laura Black presented to the Commission, staffs reason for a request to continuance.

Speaker slips submitted in favor to the continuance by Tom Armstrong.

Speaker slips submitted in opposition to the continuance by Phil Merten, Darcy Ashley, A. Salem, and Sherri Lightner.

COMMISSIONER ACTION:

Motion by Vice-Chairperson Garcia to cont. to July 12, 2007. Second by Commissioner Otsuji. It was brought to the Commissions attention that the applicant (Tom Armstrong) was no longer present when the determination of the continuance was being discussed.

Commissioner Garcia withdrew her motion to continue. No vote was taken.

Item was trailed to later in the hearing to allow for the applicant time to return. With the applicant present and after a brief discussion on the continuance, it was determined that the project would be continued to July 12, 2007

MOTION BY COMMISSIONER GRISWOLD TO CONTINUE TO JULY 12, 2007 AS REQUESTED BY STAFF.

Second by Commissioner Ontai. Passed by a 4-2-1 vote with Chairperson Schultz and Vice-Chairperson Garcia voting nay and one vacancy.

ITEM-11: **CANYON VIEW TENTATIVE MAP – PROJECT NO. 90633**
City Council District: 7; Plan Area: Navajo

COMMISSIONER ACTION:

CONSENT MOTION BY VICE-CHAIRPERSON GARCIA TO APPROVE TENTATIVE MAP NO. 290645. READ INTO RECORD: APPLICANT AGREES TO 150% AMI -5 UNITS ON-SITE, IN ADDITION TO PAYING THE IN-LIEU FEE.

Second by Commissioner Otsuji. Passed by a 6-0-1 vote with one vacancy. Resolution No. 4257-PC

ITEM-12: **2353 ALBATROSS TENTATIVE MAP - PROJECT NO. 103928**
City Council District: 2; Plan Area: Uptown

COMMISSIONER ACTION:

CONSENT MOTION BY VICE-CHAIRPERSON GARCIA TO APPROVE TENTATIVE MAP NO. 343620 AND WAIVER OF THE REQUIREMENT TO UNDERGROUND THE EXISTING OVERHEAD UTILITIES.

Second by Commissioner Otsuji. Passed by a 5-1-1 vote with Commissioner Griswold voting nay and one vacancy. Resolution No. 4258-PC

ITEM-13: **8501 GLENHAVEN TENTATIVE MAP– PROJECT NO. 90740**
City Council District: 6; Plan Area: Serra Mesa

COMMISSIONER ACTION:

CONSENT MOTION BY VICE-CHAIRPERSON GARCIA TO APPROVE VESTING TENTATIVE MAP NO. 334146 AND WAIVER OF THE REQUIREMENT TO UNDERGROUND THE EXISTING OVERHEAD UTILITIES.

Second by Commissioner Otsuji. Passed by a 5-1-1 vote with Commissioner Griswold voting nay and one vacancy. Resolution No. 4259-PC

ITEM-14: **3934 HAMILTON TENTATIVE MAP -PROJECT NO. 94424**
City Council District: 3; Plan Area: City Heights Neighborhood of the Mid-City Communities Plan

COMMISSIONER ACTION:

CONSENT MOTION BY VICE-CHAIRPERSON GARCIA TO APPROVE TENTATIVE MAP NO. 305157 AND WAIVER OF THE REQUIREMENT TO UNDERGROUND THE EXISTING OVERHEAD UTILITIES.

Second by Commissioner Otsuji. Passed by a 5-1-1 vote with Commissioner Griswold voting nay and one vacancy. Resolution No. 4260-PC

ITEM-15: ***LANSDALE– PROJECT NO. 101623**
City Council District: 1; Plan Area: Carmel Valley Community Plan Area

Cherlyn Cac presented Report No. PC-07-064 to the Planning Commission.

Speaker slip submitted in favor by Jeff Fargo, Lake Price.

Speaker slip submitted in opposition by Ralph Feher.

Public Testimony was closed.

COMMISSIONER ACTION:

Consent Motion by Vice-Chairperson Garcia, Second by Commissioner Otsuji. Commissioner Naslund requested for the item to be heard. No vote was taken, consent motion was withdrawn.

MOTION BY VICE-CHAIRPERSON GARCIA TO RECOMMEND TO CITY COUNCIL TO CERTIFY MITIGATED NEGATIVE DECLARATION NO. 101623 AND ADOPT THE MITIGATION MONITORING AND REPORTING PROGRAM (MMRP).

RECOMMEND TO THE CITY COUNCIL APPROVAL OF TENTATIVE MAP AND PUBLIC RIGHT-OF-WAY VACATION NO. 334087 AND SITE DEVELOPMENT PERMIT. NO. 427982.

CONDITIONS OF APPROVAL: NO GRADING WOULD OCCUR WITHIN THE DRIP LINE OF ANY TREES OFF THE PROPERTY. THIS WOULD INCLUDE THOSE IN THE EASEMENT. APPLICANT AGREES TO BRING THE RETAINING WALL ON-SITE. NO GRADING WILL BE ALLOWED IN THE CITY’S OPEN SPACE.

Second by Commissioner Ontai. Passed by a 6-0-1 vote with one vacancy. Resolution No. 4261-PC

ITEM-16: **BACI’S PARKING – PROJECT NO. 94178**
City Council District: 6; Plan Area: Clairemont Mesa

John Fisher addressed issues raised by the commission; no presentation was given regarding Report No. PC-07-067.

COMMISSIONER ACTION:

MOTION BY COMMISSIONER NASLUND TO APPROVE PLANNED DEVELOPMENT PERMIT NO. 303946 AND NEIGHBORHOOD DEVELOPMENT PERMIT NO. 419383.

Second by Commissioner Ontai. Passed by a 6-0-1 vote with one vacancy. Resolution No. 4262-PC

ITEM-17: ***CARMEL HIGHLANDS VILLAGE – PROJECT NO. 72522**
City Council District: 1; Plan Area: Carmel Valley

Derrick Johnson presented Report No. PC-07-071 to the Planning Commission.

Speaker slips submitted in favor by Ron Brochoff

No one present to speak in opposition.

Public Testimony was closed.

COMMISSIONER ACTION:

Motion by Commissioner Griswold to recommend denial to City Council Site Development Permit, Easement Abandonment. Recommend Certification of the addendum to EIR No. 96-0737. Motion fails for a lack of a Second.

MOTION BY COMMISSIONER NASLUND TO CONTINUE TO JUNE 7, 2007 TO ALLOW THE APPLICANT TIME TO ADDRESS ISSUES ON; STRATEGIES ENHANCING SUSTAINABLE PRACTICES, IMPROVED LAND PLAN THAT WOULD WORK TOWARDS THE COMMUNITY PLAN GOALS AS ADDRESSED IN THE REPORT, INCREASE AFFORDABILITY, AND COUNCIL POLICIES 900-14 THE SUSTAINABILITY CRITERIA
Second by Vice-Chairperson Garcia. Passed 5-1-1 vote with Commissioner Griswold voting nay and one vacancy.

The Planning Commission meeting was adjourned @ 4:13 p.m. by Chairperson Schultz.